

DETACHED GARAGE PERMIT GUIDE



www.talbotcountymd.gov

28712 Glebe Road, Suite 1
Easton, MD 21601
410-770-6840

The Department of Permits and
Inspections
Talbot County, Maryland

Building Permit

- A building permit is required prior to construction of a detached garage in Talbot County. A building permit application may be obtained from the Talbot County Department of Permits and Inspections located at 28712 Glebe Road, Suite 1, Easton, Maryland. Office hours are between 8:00 a.m. and 4:30 p.m. Monday – Friday. A fee for a building permit is based upon the value of the construction project. Each applicant is required to fill out the **entire** permit application and sign and date the bottom.
- To apply for a building permit, an applicant must provide four (4) copies of a plot plan (a drawing of the property also referred to as a site plan) Must be drawn to a standard scale (ex: 1"=10', 20', 30', 40', 50', 100')
- Three (3) copies of the construction drawings, showing how it will be constructed, including framing, cross section, floor plan,

footing/foundation and elevation details. If you have any building code questions please call the Department of Permits and Inspections plan review at 410-770-6840.

- If your construction is determined to be in a flood zone, compliance with the Talbot County Floodplain Management Code is required.
- For property served by well and septic systems, the County Environmental Health Department will review the project for compliance with appropriate setback requirements.
- Four inspections are required for this construction:
 1. A setback and footer inspection is required after the excavation of the trench and prior to the pouring of concrete.
 2. A foundation inspection is required after the foundation has been completed and prior to backfilling, (if required).

3. A rough framing inspection is required after framing is completed. If applicable, a rough electrical inspection may also be required.

4. A final inspection is required after the garage construction is completed.

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- To request inspections, please contact the Department of Permits and Inspections at 410-770-6840.
- Construction must begin within nine months and be completed within eighteen months.

This permit guide may not address all situations but is intended to provide general information for the permitting process.

Please contact our office for obtaining a permit package of requirements and application forms.